



140 Gwydir Street, Cambridge
Cambridge

In Excess of **£800,000**



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A well-presented, three-bedroom Victorian end of terrace situated off Mill Road within the city centre. Since purchasing in 2022, the current owners have made a number of significant improvements, including new windows, carpets and a full refurbishment of the basement, which has been damp proofed and transformed into a fantastic family and entertainment room. The property also benefits from granted planning permission for a spacious ground floor extension and a one-metre second-floor extension, offering exciting scope for future growth. Occupying a desirable corner plot, the home enjoys a beautifully landscaped rear garden, partly walled and benefitting from gated pedestrian and vehicular access. The garden is thoughtfully designed with lawn and patio areas, mature planting, two storage sheds, and access to power, light, and water. Off-road parking and a double garage further enhance this excellent outside space. Inside, the accommodation is versatile and well-arranged. The entrance hall leads to a bright, open-plan living and dining space with dual-aspect windows, a storage cupboard, and open-tread stairs to the first floor. The modern kitchen offers ample unit and work surface space, with a utility area providing direct garden access. The refurbished cellar, complete with power and lighting, adds a further flexible reception area. Upstairs, there are three bedrooms—two doubles and a single—with the master benefitting from fitted wardrobes. A family bathroom and separate WC complete the first floor. Cambridge has something for everyone with a diverse range of restaurants, shops, business and services from the small independent local companies on Mill Road to the global brand names in the grand arcade. The same can be said for the landmarks and attractions our city has to offer from the Fitzwilliam Museum and vast collections of antiquities from Ancient Egypt,







Hockeys

Hockeys, 10 Mill Road – CB1 2AD

01223 356054

cambridge@hockeys.co.uk

www.hockeys.co.uk/